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67 Manor Road, Stourport-On-Severn, DY13 9DW

Public Notice

Address: 67 Manor Road, Stourport On Severn, Worcestershire DY13 9DW
We are acting in the sale of the above property and have received an offer of £215,000.

Any interested parties must submit any higher offers in writing to the selling agent before an exchange of contracts takes place. EPC rating - D.

We are delighted to offer For Sale this end terraced house which is situated in this popular location close to Stourport Town Centre and its amenities and the distinct advantage of backing onto the Staffordshire & Worcestershire canal. The accommodation which is in need of improvement comprises of an lounge and breakfast / kitchen to the ground floor, three bedrooms and bathroom to the first floor. The property benefits further from a gas central heating system, integral garage and a rear garden with decking area to the rear.

Council Tax Band B.

Epc Band D.

Asking Price £190,000

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Entrance Door

Opens into the reception hall.

Reception Hall

9'2" x 6'2" (2.8m x 1.9m)

Having a staircase to the first floor landing, doors to understairs storage and kitchen.

Kitchen

14'9" x 9'10" (4.5m x 3.0m)



Having wall and base cabinets with complimentary work surface over, single drainer sink unit with mixer tap, space for domestic appliance, part tiled walls, window to the side and walkthrough to the lounge.

Lounge

15'1" x 9'6" (4.6m x 2.9m)



Having a patio door to the rear, fire surround, window to the rear, dado rail and coving to the ceiling.

First Floor Landing

Having access to the loft space, storage cupboard housing the gas central heating boiler, doors to the bedrooms and the bathroom.

Bedroom One

11'5" x 10'9" (3.5m x 3.3m)



Having a window to the front, radiator, storage cupboard and a built in shower cubicle.

Bedroom Two

12'5" x 8'6" max 6'6", 0'0" min (3.8m x 2.6m max 2,0m min)

Having a window to the rear and radiator.

Bedroom Three

9'6" x 6'6", 16'4" (2.9m x 2,5m)



Having a window to the rear and radiator.

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Bathroom

8'6" x 5'2" (2.6m x 1.6m)



Having a white suite comprising of a panel bath, pedestal wash hand basin, W/C, part tiled walls and a radiator.

Outside

Driveway providing off road vehicular parking ;leading to the garage and access to the rear garden.

Garage

16'0" x 8'10" max .6'6",16'4" min (4.9m x 2.7m max .2,5m min)

Having an up and over door.

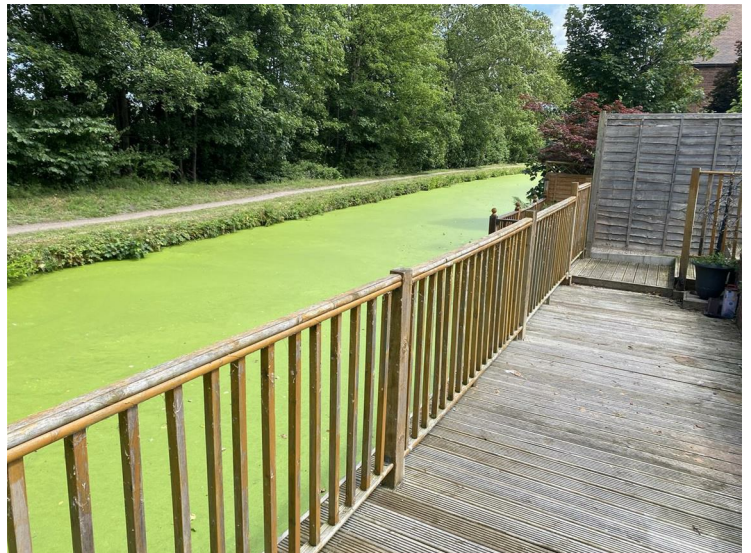
Rear Garden



Canal View



Canal View



Tenure - Not Verified

The owner states the property is freehold however all interested parties should obtain verification through their solicitor.

Services 2

The agent has not been able to verify the availability and nature of services such as gas, electricity, water and drainage. All interested parties should obtain verification through their solicitor or surveyor before entering a legal commitment to purchase.

Floorplan

This floorplan is to be used for descriptive and illustrative purposes only and cannot be relied on as an accurate representation of the property.

Fixtures & Fittings

You should ensure that your solicitor verifies this information in pre-contract enquiries. Any fixture, fitting or apparatus not specifically referred to in these descriptive particulars is not included as part of the property offered for sale.

MONEY LAUNDERING REGULATIONS

MONEY LAUNDERING REGULATIONS - Intending purchasers will be asked to produce identification documentation at offer stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

Disclaimer

MISREPRESENTATION ACT - PROPERTY
MISDESCRIPTONS ACT

The information in these property details is believed to be accurate, but Severn Estates does not give any Partner or employee authority to give, any warranty as to the accuracy of any statement, written, verbal or visual. You should not rely on any information contained herein.

Council Tax

RP-26/06/2025-V1



